



1

Bedroom



1

Bathroom

Tenure : Leasehold

£200,000....

Immaculately presented chain free 1 bedroom 2nd floor apartment located on the popular Waterstone development offering far reaching panoramic views from the balcony which spans the whole width of the property. Bluewater shopping centre and Greenhithe mainline train station are just a short walk with A2 & M25 motorways also within easy reach. Ideal for the first time buyer or for the buy to let landlord where the potential rental for the property is in the region of £950 per calendar month.

Others benefits include French doors leading to the full width balcony, Open plan lounge/kitchen, Allocated parking space, Modern fitted kitchen with intergrated fridge/freezer and built in oven and hob, Gas central heating, Double glazing, Less than 0.5 miles from Greenhithe mainline train station, Security entry phone system.

Leasehold Information.....

Remaining Lease.. 237 years (approx)

Service Charge..£1397.32 per annum

Ground Rent..£275 per annum

EPC Rating C

Entrance Hall: Wood affect laminate flooring, Security intercom handset, Radiator, Large Storage cupboard housing combination gas boiler and plumbing for washing machine

Lounge: 4.170m x 3.510m (13.6ft x 11.5ft) Wood affect laminate flooring, French doors leading to full width balcony with far reaching views over park land, Radiator, Vertical window blinds

Kitchen: 2.470m x 2.500m (8.10ft x 8.2ft) Range of fitted wall and base units, Built in electric oven and gas hob, Extractor hood, Intergrated fridge/freezer, Stainless steel sink with chrome monobloc tap, Work tops, Vinyl floor covering, Radiator

Bedroom: 4.120m x 2.770m (13.5ft x 9ft) Fitted carpet, radiator, Vertical window blinds

Bathroom: 2.260m x 2.770m (7.4ft x 6.6ft) Low level wc with concealed cistern, Wash hand basin, vanity unit, Panelled bath with shower mixer taps, Radiator, Vinyl floor covering

